

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Sacramento County Consortium**

State: **CA**

PJ's Total HOME Allocation Received: **\$60,313,026**

PJ's Size Grouping*: **A**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:				PJs in State:	92		
% of Funds Committed	93.97 %	91.16 %	17	92.07 %	73	69	
% of Funds Disbursed	88.84 %	83.89 %	17	84.14 %	71	69	
Leveraging Ratio for Rental Activities	8.49	5.84	1	4.79	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	89.93 %	75.05 %	31	81.45 %	59	39	
% of Completed CHDO Disbursements to All CHDO Reservations***	83.43 %	69.01 %	24	69.74 %	85	73	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	79.22 %	79.06 %	54	80.97 %	46	35	
% of 0-30% AMI Renters to All Renters***	38.53 %	40.24 %	50	45.50 %	36	35	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.19 %	93.41 %	47	95.55 %	49	40	
Overall Ranking:			In State:	18 / 92	Nationally:	78 69	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$36,616	\$35,004		\$26,831	1,160 Units	37.70 %	
Homebuyer Unit	\$5,760	\$20,947		\$15,029	1,872 Units	60.80 %	
Homeowner-Rehab Unit	\$33,324	\$27,511		\$20,806	47 Units	1.50 %	
TBRA Unit	\$0	\$2,735		\$3,228	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Sacramento County Consortium CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$106,576	\$115,535	\$33,886
State:*	\$135,492	\$114,689	\$28,606
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.11

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	49.9	55.6	61.7	0.0	Single/Non-Elderly:	26.8	14.9	21.3	0.0
Black/African American:	22.1	8.0	25.5	0.0	Elderly:	20.7	1.3	29.8	0.0
Asian:	3.1	0.5	0.0	0.0	Related/Single Parent:	28.5	22.0	25.5	0.0
American Indian/Alaska Native:	5.9	0.7	0.0	0.0	Related/Two Parent:	16.5	48.2	17.0	0.0
Native Hawaiian/Pacific Islander:	0.3	0.4	2.1	0.0	Other:	6.6	11.5	4.3	0.0
American Indian/Alaska Native and White:	0.0	0.1	0.0	0.0					
Asian and White:	0.0	0.1	0.0	0.0					
Black/African American and White:	0.1	0.0	2.1	0.0					
American Indian/Alaska Native and Black:	0.2	0.0	0.0	0.0					
Other Multi Racial:	2.7	0.1	0.0	0.0					
Asian/Pacific Islander:	6.9	6.3	4.3	0.0					
ETHNICITY:									
Hispanic	8.9	28.1	4.3	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	35.7	14.0	42.6	0.0	Section 8:	14.1	0.1	#	
2 Persons:	26.1	14.6	23.4	0.0	HOME TBRA:	5.6			
3 Persons:	16.6	20.8	6.4	0.0	Other:	6.4			
4 Persons:	11.8	20.7	8.5	0.0	No Assistance:	73.9			
5 Persons:	5.4	12.5	12.8	0.0					
6 Persons:	2.4	7.5	6.4	0.0					
7 Persons:	1.3	4.4	0.0	0.0					
8 or more Persons:	0.8	5.4	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				292

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Sacramento County Consortium

State: CA

Group Rank: 78
 (Percentile)

State Rank: 18 / 92 PJs

Overall Rank: 69
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	89.93	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	83.43	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	79.22	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	98.19	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	1.76	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

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